(Description supplied by parties. No verification of title or compliance with governmental requirements has been made by preparer of deed.)

This instrument was prepared by:
Wallace, Ellis, Fowler, Head & Justice
P O Box 587
Columbiana, AL 35051

Send Tax Notice to:
Lenice R. Moore
181 Bobwhite Road
Royal Palm Beach, FL 33411

## WARRANTY DEED

STATE OF ALABAMA )
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One and NO/00 DOLLAR (\$1.00) and other good and valuable consideration, to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I, Mary Louise Jones Champion, an unmarried woman, (herein referred to as grantor, whether one or more) does grant, bargain, sell and convey unto, Lenice R. Moore, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1 of the Champion Family Subdivision, as recorded in Map Book 44, Page 66, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to taxes for 2015 and subsequent years, easements, restrictions, rights of way and permits of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREO	<b>F,</b> I have hereunto set my hand and seal this <u>6th</u> day of
	Mary Louise Jones Champion
STATE OF ALABAMA SHELBY COUNTY	20141006000312100 1/2 \$85.00 Shelby Cnty Judge of Probate, AL 10/06/2014 10:30:57 AM FILED/CERT

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mary Louise Jones Champion, who is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of 0ctober, 2014.

Shelby County, AL 10/06/2014 State of Alabama Deed Tax:\$68.00

Notary Public

My Commission Expires: \_\_\_\_

## Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40.22.1

Grantor's Name: Mailing Address	Mary Louise Jones Champie 332 Hwy 338 Chelsea, AL 35043	On Grantee's Name: Lenice R. Moore  Mailing Address: 181 Bobwhite Road  Royal Palm Beach, FL 33411
	Lot 1, Champion Family S Chelsea, AL 35043	Total Purchase Price \$  or  Actual Value \$  or  Assessor's Market Value \$ 68,000
<u>-</u>	e or actual value claimed on of documentary evidence is	this form can be verified in the following documentary evidence: (check not required)
Bill of SaleSales ControlClosing State of the conveyance of this form is not	act ement document presented for rec	Appraisal Other – ordation contains all of the required information referenced above, the filing
Grantor's name and m	ailing address - provide the name	Instructions of the person or persons conveying interest to property and their current mailing address.
Grantee's name and m	ailing address - provide the name	of the person or persons to whom interest to property is being conveyed.
Property address -the	physical address of the property be	eing conveyed, if available.
Date of Sale - the date	on which interest to the property	was conveyed.
Total purchase price - record.	the total amount paid for the purc	hase of the property, both real and personal, being conveyed by the instrument offered for
	• •	value of the property, both real and personal, being conveyed by the instrument offered for ed by a licensed appraiser or the assessor's current market value.
determined by the loc		d, the current estimate of fair market value, excluding current use valuation, of the property as sibility of valuing property for property tax purposes will be used and the taxpayer will be (h).
	<del>-</del>	information contained in this document is true and accurate. I further understand that any false sition of the penalty indicated in Code of Alabama 1975§ 40-22-1 (h).
Date /0-6-1	YSign_	Mary Louise Jones Chamion
Unattested		(Verified by)
Form RT-1		

20141006000312100 2/2 \$85.00 20141006000312100 2/2 \$85.00 Shelby Cnty Judge of Probate, AL 10/06/2014 10:30:57 AM FILED/CERT